

Appraisal License State Requirements: California

Post-2008 Appraiser's License National Requirements

The information contained in below is designed to provide a summary of the minimum education, experience and examination requirements established by the Appraiser Qualifications Board and the State of California. These minimum requirements became effective on January 1, 1998. <http://www.orea.ca.gov>

Levels of Licensure

There are four levels of real estate appraiser licensing. They are: Trainee License Residential License Certified Residential License Certified General License

Each level must successfully complete the specified hours of approved real estate appraisal courses for each level of licensure, including a course of at least 15 hours of on the Uniform Standards of Professional Appraisal Practice(USPAP). The specified hours are:

150 hours for the appraisal trainee classification. Must work under the technical supervision of a licensed appraiser. May assist on any appraisal within the scope of practice of the supervising appraiser.

150 hours for the licensed residential classification. The classroom hours required for the licensed residential real estate appraiser may include the classroom hours required for the appraiser trainee.

200 hours for the certified residential classification. The classroom hours required for the certified residential real estate appraiser may include the classroom hours required for the appraiser trainee or the licensed real estate appraiser.

300 hours for the certified general classification. The classroom hours required for the certified general real estate appraiser may include the classroom hours required for the appraiser trainee, the licensed residential real estate appraiser, or the certified residential real estate appraiser.

The applicant shall execute an affidavit as part of the application for licensure attesting to his experience in the field of real estate appraisal. All experience must be supported by adequate written reports or file memoranda which shall be made available to the board upon request. There is no experience requirement for the appraiser trainee classification. Applicants for a licensed residential real estate appraiser license shall have a minimum of 2,000 hours of acceptable appraisal experience. Applicants for a certified residential real estate appraiser license shall have a minimum of 2,500 hours and two and one-half years of acceptable appraisal experience. Applicants for a certified general real estate appraiser license shall have a minimum of 3,000 hours and two and one-half years of acceptable appraisal experience. At least 1,500 hours of the experience must be non-residential properties.

Renewing Your California Appraisal License

License Renewal: License/Certificates are valid for a maximum of 2 years from the date of expiration of the prior license/certificate. Appraisers should submit renewal applications 90 days prior to the license expiration. All license/certificates may be renewed by paying the appropriate fees (including state and federal registry fees) and by providing proof of having met the continuing education requirements.

Continuing Education Requirements: Appraisers must complete 14 hours of continuing education each year in which the license is valid for six months or more. Proof of the continuing education hours must be submitted every other renewal period (every 4 years). Appraisers must take a minimum of 4 hours of Federal and California Appraiser related statutory and regulatory law. Also, of these hours, 7 hours must cover USPAP.